

STATE OF ALABAMA

COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: that in consideration of the sum of Ten Thousand and no/100 (\$10,000.00) Dollars, and other good and valuable consideration, to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, First Bank of Childersburg, a banking corporation, (herein referred to as Grantor), grants, bargains, sells and conveys unto MARY HELEN POE, a single woman, (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 7, Block 2 of the Pine Hills Subdivision, in the town of Vincent, Alabama, as shown by map or plat recorded in the Office of the Probate Judge, Shelby County, Alabama, in map or Plat Book 4, page 45. Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Grantee her heirs and assigns forever.

And First Bank of Childersburg does for itself and for its successors, executors and administrators covenant with the said Grantee, her heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors, executors and administrators warrant and defend the same to the said Grantee, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, First Bank of Childersburg, a banking corporation has hereunto set its hand and seal, this 19th day of January, 1995.

THIS IS A CORRECTED DEED. INST # 1994-33170

By: Faye M. McGuire
• Faye McGuire, As Branch
Manager for First Bank of
Childersburg

01/30/1995-02367
08:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 21.00

Inst # 1995-02367

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Faye McGuire whose name as Branch Manager of First Bank of Childersburg, a banking corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 19th day of January, 1995.

Holly Hayle
Notary Public

Prepared By:

MY COMMISSION EXPIRES NOV. 14, 1998

Mark A. Rasco
GAINES, GAINES & RASCO
127 North Street
Talladega, AL 35160

Inst # 1995-02367

01/30/1995-02367
08:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 21.00